

# **Affordable Housing and Sustainable Communities Program: Fall 2015 Award Recommendations**

Allison Joe

December 17, 2015 | Sierra Hearing Room, CalEPA

# Background

- Council authorized Fall 2015 Notice of Funding Availability (NOFA) at October 2015 Council Meeting
- Approximately \$30 million from SGC's 2015-16 GGRF funds
- Eligible applicants:
  - 10 eligible applicants
  - Received scores greater than 60% in Round 1, but either did not receive funding or only received partial funding as a result of jurisdictional caps applied in Round 1

# Scoring

- If applicants reduced their request for AHSC Program funds, staff re-scored and re-evaluated the following two criteria:
  - Estimated GHG Reductions
  - Capital Project Funds Leveraged
- Applicants still subject to 2014-2015 AHSC Guidelines:
  - 50% benefitting Disadvantaged Communities and 50% Affordable Housing
  - 30% of funds for ICPs, 40% for TODs
  - \$15 million cap per local jurisdiction, per funding round

# AHSC Fall 2015 Award Recommendations

| Project Name                         | Project Area Type | Disadvantaged Community? | City          | Revised Final % Score | Fall 2015 Request   | Recommended Award Amount |
|--------------------------------------|-------------------|--------------------------|---------------|-----------------------|---------------------|--------------------------|
| Rolland Curtis East                  | TOD               | Yes                      | Los Angeles   | 88.0%                 | \$4,000,000         | \$4,000,000              |
| MacArthur Park Apartments Phase B    | TOD               | Yes                      | Los Angeles   | 87.8%                 | \$2,014,560         | \$2,014,560              |
| 1st and Soto TOD Apartments, Phase 2 | TOD               | Yes                      | Los Angeles   | 86.0%                 | \$4,072,843         | \$2,485,440*             |
| Eddy and Taylor Family Housing       | TOD               | Yes                      | San Francisco | 83.9%                 | \$2,284,965         | \$2,284,965              |
| 222 Beale                            | TOD               | No                       | San Francisco | 75.3%                 | \$6,500,000         | \$6,500,000              |
| Jordan Downs, Phase 1                | ICP               | Yes                      | Los Angeles   | 69.5%                 | \$6,500,000         | \$6,500,000              |
| Riviera Family Apartments            | TOD               | No                       | Walnut Creek  | 63.8%                 | \$678,706           | \$678,706                |
| San Leandro Senior                   | TOD               | Yes                      | San Leandro   | 63.0%                 | \$7,997,808         | \$7,997,808              |
| <b>Total</b>                         |                   |                          |               |                       | <b>\$34,048,882</b> | <b>\$32,461,479</b>      |

# Fall 2015 Award Recommendations

- All eight projects that applied are recommended to be funded
- 80/20 TOD/ICP split
- 78% of projects benefit or located in Disadvantaged Communities
- Some projects received additional funding since Spring 2015, allowing them to adjust their AHSC request.
- One project affected by jurisdictional cap:
  - 1<sup>st</sup> and Soto Apartments recommended for partial funding

## Recommended Action:

Approve Staff Recommendation to award \$32.5 million in GGRF for the Fall 2015 Affordable Housing and Sustainable Communities funding solicitation.

# Fall 2015 Affordable Housing and Sustainable Communities Program: Notice of Funding Availability

Allison Joe

December 17, 2015 | Sierra Hearing Room, CalEPA

# AHSC Fall 2015 Award Recommendations

| Project Name                         | Project Area Type | Disadvantaged Community? | City          | Final % Score | GHG Score | FY 2014-15 Request | Revised Leverage Score | Revised GHG Score Based on Reduced AHSC Request | Revised Final % Score | Fall 2015 Request | Recommended Award Amount |
|--------------------------------------|-------------------|--------------------------|---------------|---------------|-----------|--------------------|------------------------|---|-----------------------|-------------------|--------------------------|
| Rolland Curtis East                  | TOD               | Yes                      | Los Angeles   | 66.0%         | 22        | \$6,682,431        | -                      | 44  | 88.0%                 | \$4,000,000       | \$4,000,000              |
| MacArthur Park Apartments Phase B    | TOD               | Yes                      | Los Angeles   | 87.8%         | 44        | \$2,014,560        | -                      | -   | 87.8%                 | \$2,014,560       | \$2,014,560              |
| Ist and Soto TOD Apartments, Phase 2 | TOD               | Yes                      | Los Angeles   | 86.0%         | 44        | \$4,072,843        | -                      | -   | 86.0%                 | \$4,072,843       | \$2,485,440*             |
| Eddy and Taylor Family Housing       | TOD               | Yes                      | San Francisco | 83.9%         | 44        | \$2,284,965        | -                      | -   | 83.9%                 | \$2,284,965       | \$2,284,965              |
| 222 Beale                            | TOD               | No                       | San Francisco | 75.3%         | 33        | \$6,500,000        | -                      | -   | 75.3%                 | \$6,500,000       | \$6,500,000              |
| Jordan Downs, Phase 1                | ICP               | Yes                      | Los Angeles   | 69.5%         | 33        | \$7,000,000        | -                      | -   | 69.5%                 | \$6,500,000       | \$6,500,000              |
| Riviera Family Apartments            | TOD               | No                       | Walnut Creek  | 63.8%         | 22        | \$678,706          | -                      | -   | 63.8%                 | \$678,706         | \$678,706                |
| San Leandro Senior                   | TOD               | Yes                      | San Leandro   | 63.0%         | 22        | \$7,997,808        | -                      | -   | 63.0%                 | \$7,997,808       | \$7,997,808              |
| <b>Total</b>                         |                   |                          |               |               |           | \$37,231,313       |                        |   |                       | \$34,048,882      | \$32,461,479             |